

**From:** Mac.Feezor <[mac.feezor@rimhomes.com](mailto:mac.feezor@rimhomes.com)>  
**Date:** October 4, 2020 at 3:10:02 PM MST  
**To:** Stacey Foote <[ifixunow@hotmail.com](mailto:ifixunow@hotmail.com)>  
**Subject: RE: Lot on Hillcrest**

Stacey,

The simple answer is \$900,000, and the lot would be 14.4 acres. The lot that existed in the Alpine Height Subdivision no longer exists. It was purchased by the Town of Payson for use with a new water tank.

We wanted access to Hillcrest Road as well as Maranatha Road at the bottom. The Town wanted to get a piece of land at least as high as the existing tank. We did a lot line adjustment where we acquired about  $\frac{1}{2}$  of the lot for access, and the Town got an exchanged piece of land that was more suitable for the tank. The parcel 302-40-022G was modified (lot line adjust).

I've attached a picture of the recorded survey. Deeds were exchanged to make the lot line adjust convey the properties to the respective owners.

There will be 6 lots, each approximately 2.5 acres in size in the two parcels. If you would like to get people together to buy up the property in bulk, or individual lots (6), something could be arranged. Mr. Cooper is not interested in doing anything that would remove access to Hillcrest.

There was a fire-wise operation a few months ago that opened up the general path of the road between Hillcrest and Maranatha. When it's safe to do so, and grants have been established, we plan of clearing out all of the dead trees and undergrowth. This makes the land easier to

sell, since you can see the views more clearly, and safer because the fuel is removed.

We have established that sewer service, rather than septic systems will be offered. The Town is planning on an 8" high-pressure water line going down the hill to supplement the supply on Maranatha Road as a matter of fire service/safety. We will plan on a roadway that will accommodate the water line.

Before development starts, the land is as inexpensive as it is going to be. If a group wanted to purchase the land either for development or a park or a "nature preserve", now is the time to do it, before expensive improvements start happening. I'm happy to come and talk about this with you or anyone else who is interested. It's a nice piece of property with outstanding views.

Regards,  
Mac

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